

BID OPENING CERTIFICATON RECORD

Date Due: Tuesday, November 15, 2016 Property Owner: Jeanette Connelly
 Date of Bid Walk: Friday, November 04, 2016 Property Address: 1908 UNION STREET
 Date of Scope: _____ Case Number: RPD # 399

PUBIC BODY ESTIMATE: \$ 24,351.⁰⁰

BIDDERS

Contractor:	Attend Pre-Bid?	Bid Returned	Bid Amount
1. <u>Threlkeld Bldrs</u>	<u>✓</u>	<u>X</u>	<u> </u>
2. <u>JP Group</u>	<u>✓</u>	<u>✓</u>	<u>\$ 20,656.⁰⁰xx</u>
3. <u>Goodwill</u>	<u>✓</u>	<u>✓</u>	<u>\$ 16,442.⁰⁰xx</u>
4. <u>Schultz</u>	<u>✓</u>	<u>✓</u>	<u>\$ 23,000.⁰⁰xx</u>
5. <u>Jasper</u>	<u>✓</u>	<u>X</u>	<u> </u>
6. <u>Montrose</u>	<u>✓</u>	<u>X</u>	<u> </u>
7. _____	_____	_____	_____
8. _____	_____	_____	_____
9. _____	_____	_____	_____
10. _____	_____	_____	_____
11. _____	_____	_____	_____
12. _____	_____	_____	_____
13. _____	_____	_____	_____
14. _____	_____	_____	_____
15. _____	_____	_____	_____

This is to certify that bids for the job identified above were publicly opened and read aloud in the Neighborhood & Business Services Office located at 600 E. Trade Street, Charlotte, NC

Bids Opened By: [Signature]

Bids Recorded By: [Signature]

Witnessed By: _____

Date: NOVEMBER 15, 2016

Note: Responsive bids are those which fall within a range of 15% above and 15% below the public body cost estimate. As a general rule, the lowest responsive bid is recommended to the property owner for consideration.

Work Specification

Prepared By:
City of Charlotte Neighborhood & Business Services
600 E. Trade Street
Charlotte, NC 28202
(704) 336-7600

Property Details

Address: 1908 Union Street
Charlotte, NC 28205

Owner: Jeannette Connelly

Owner Phone: Home: (704) 335-7217

Structure Type: Single Unit

Program(s): Emergency Repair

Square Feet: 913

Safe Home FY 2015

Year Built: 1947

Tested- HAS LEAD

Property Value: 86400

Tax Parcel: 08313306

Census Tract:

Property Zone: Council District 1

Additional Comments

ADDENDUM

Repairs

Description

Floor

Room

Exterior

1 Aluminum Storm Door

EXTERIOR

Exterior

Front- Install an aluminum combination storm and screen door. Complete with self closer and locking hardware.

Bid Cost: $\frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$

2 Permits Required

GENERAL REQUIREMENTS

Bid Cost: $\frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$

3 Dumpster

GENERAL REQUIREMENTS

After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

Bid Cost: $\frac{400 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{400}{\text{Total Cost}}$

Work Specification

GENERAL REQUIREMENTS

4 Portable Toilet

Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200}{\text{Total Cost}}$$

GENERAL REQUIREMENTS

5 Gas Furnace Replacement

Install a gas fired, forced air furnace with minimum AFUE rating of 90 or higher to existing plenum and gas line with electronic ignition. Include programmable thermostat, flue pipe and shut-off valve. Size furnace per heat loss analysis. Contractor to furnish Manual J calculations. Dispose of old furnace appropriately. (36.1)

$$\text{Bid Cost: } \frac{6000}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{6000}{\text{Total Cost}}$$

GENERAL REQUIREMENTS

6 Water Heater 40 Gallon Electric

Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.

$$\text{Bid Cost: } \frac{1100}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1100}{\text{Total Cost}}$$

GENERAL REQUIREMENTS

7 SPECIAL ELECTRIC

Investigate operational capacity of electrical system. Recently installed 200 AMP Service. Customer complains of breakers tripping during normal use.

$$\text{Bid Cost: } \frac{1500}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1500}{\text{Total Cost}}$$

8 Lead Based Paint - Exterior

Per Lead Report from Roy Consulting Group

$$\text{Bid Cost: } \frac{9456}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{9456}{\text{Total Cost}}$$

9 Emergency Roof Replacement & Interior Drywall Repair

$$\text{Bid Cost: } \frac{\text{Base}}{\text{Base}} \times \frac{\text{Quantity}}{\text{Quantity}} = \frac{\text{Total Cost}}{\text{Total Cost}}$$

10 Replace/Install Duct Work System

Replace all ductwork and supply mixing box plenum. Ensure system is properly supported from ground (supply, return, and flex.) Ductwork shall be R-8 and mastic sealed.

$$\text{Bid Cost: } \frac{1400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1400}{\text{Total Cost}}$$

Work Specification

Certification

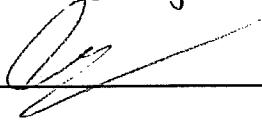
Contractor Name:

JP Guy Construction, LLC

Total Cost:

20656

Signature:



Date:

11/12/16

NBS 17-1

BID OPENING CERTIFICATION RECORD

Date Due: Tuesday, November 15, 2016Property Owner: Theresa StevensonDate of Bid Walk: Friday - November 04, 2016Property Address: 615 TILDEN ROAD

Date of Scope: _____

Case Number: RPD # 412PUBLIC BODY ESTIMATE: \$ 38,483.10

BIDDERS

	<u>Contractor:</u>	<u>Attend Pre-Bid?</u>	<u>Bid Returned</u>	<u>Bid Amount</u>
1.	<u>Threlkeld Bldrs</u>	<u>✓</u>	<u>X</u>	<u>_____</u>
93,032 2.	<u>JP Group</u>	<u>✓</u>	<u>✓</u>	<u>\$ 36,949.00</u>
06937 3.	<u>Goodwill</u>	<u>✓</u>	<u>✓</u>	<u>\$ 47,615.00</u>
123,860 4.	<u>Shultz</u>	<u>✓</u>	<u>✓</u>	<u>\$ 47,450.00</u>
5.	<u>Jasper</u>	<u>✓</u>	<u>X</u>	<u>_____</u>
6.	<u>Montrose</u>	<u>✓</u>	<u>X</u>	<u>_____</u>
7.	_____	_____	_____	_____
8.	_____	_____	_____	_____
9.	_____	_____	_____	_____
10.	_____	_____	_____	_____
11.	_____	_____	_____	_____
12.	_____	_____	_____	_____
13.	_____	_____	_____	_____
14.	_____	_____	_____	_____
15.	_____	_____	_____	_____

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Witnessed By: _____

Date: NOVEMBER 15, 2016

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SPECS BY LOCATION/TRADE

11/7/2016

Work Write-up/Re-Bid: _____
 Walk-Through Date: _____
 Bid Date: _____
 Initial: _____

Case Number: _____
 Construction Specialist: _____
 Phone: _____

Address: 615 Tilden (ADDENDUM) Road

Unit: Unit 01

Location: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 1 General Requirements

36 PERMITS REQUIRED

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

8305 EXTERMINATE TERMITES

Exterminate for termites. Drill and patch foundation and pavement where necessary. Exterminator must be licensed and provide a 1 year guarantee with an optional yearly renewable warranty for the homeowner.

8315 EXTERMINATE ROACHES

Exterminate for roaches. Include a one year warranty. All extermination shall be performed by a licensed subcontractor.

8721 COMBINATION CO2/SMOKE DETECTOR HARD WIRED

Install a hard wired combination carbon monoxide and smoke detector with battery backup.

95 PORTABLE TOILET

Provide temporary toilet facilities from job start until approval of permanent facilities.

Trade: 5 Demolition & Disposal

800 DUMPSTER/DEBRIS REMOVAL

After procuring all required permits, place AS MANY roll-off dumpsters without damaging the site as needed. Collect construction debris using dust control methods. Remove dumpsters and repair any evidence of the dumpsters use. Or contractor may haul debris away using dump trailers.

Trade: 20 HVAC

6037 GAS FURNACE REPLACE

Dispose of furnace in legal dump. Install a gas fired, forced air furnace with minimum AFUE rating of 90 or higher to existing plenum and gas line with electronic ignition. Include set back thermostat, flue pipe and shut-off valve. Size furnace to INCLUDE rear addition (including new insulated duct work supply to addition) per heat loss analysis.

6160 AIR CONDITIONER REPLACE

Install new 14 SEER air conditioner compatible with the indoor unit per the manufacturer's recommendations. Support unit on a level concrete pad with a minimum of 3' clearance around coil. Reinsulate bare areas of refrigerant piping.

Trade: 21 Plumbing

7070 WATER HEATER 40 GALLON GAS

Install a 40 gallon, glass lined, high recovery, insulated to R-7, gas water heater with a 10 year warranty. Include pressure and temperature relief valve, exhaust pipe, expansion tank, discharge tube to within 6" of floor or to outside of structure, vent, thimble, and gas piping from shut-off valve to fixture. Dispose of old water heater in code legal dump.

Trade: 22 Electric

7475 ELECTRIC SERVICE 200 AMP

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, and ground rod and cable. Include replacement of all sub-panels. Caulk all exterior service penetration.

7810 SMOKE DETECTOR HARD WIRED

ation: 1 - General Requirements

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 22 Electric

Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and hallway.

Bidder:

Location Total:

\$13160

Location: 2 - Exterior

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 1 General Requirements

1230 MASONRY--REPOINT (Rear Side-Steps)

Repoint loose/missing bricks at rear steps.

Cut out mortar at least 1/2". Remove all loose material with clear water. Saturate joints with water and repoint in 1/2" lifts using portland cement mortar. Reinstall flashing, tool concave joints and clean brick face.

3190 CRAWL SPACE ACCESS DOOR

Remove broken access door. Install a 3/4" CDX plywood access door in a 2"x 4" preservative treated frame. Provide galvanized iron hinges and hasp. Paint all low VOC white.

Trade: 10 Carpentry

3185 PREHUNG METAL ENTRANCE DOOR

Front Living room door and rear Utility room door.

Remove existing door, frame and threshold. Install new Energy Star rated pre hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. This installation is to include repairing any damaged header, door framing to include studs, sub-floor, floor joists, band joists and sill.

3463 EXTERIOR DECK

Remove existing rear yard raised wooden deck and steps and dispose of. Grade level, loosen soil, seed with 3 lbs fescue and cover with 2 bales of wheat straw. Replace egress at the exterior french doors a 4 foot upper landing, steps and handrails. <http://charneck.org/mecklenburg/county/CodeEnforcement/Publications/Documents/deckbroc.pdf>

3522 HANDRAILS INSTALL

Install code approved handrail at driveway side entrance (4 brick steps) egress.

4635 SEAMLESS ALUMINUM GUTTER AND DOWN SPOUTS

Replace starting above rear utility door and turn 90 degrees past rear egress door to end. DOWN_SPOUT to be installed at end nearest back of dwelling, DO NOT install downspout at gate area/Utility door area.

Install K-type .027 gauge seamless aluminum gutter to service roof with sufficient pitch to down spouts. White or brown color choice by owner.

Trade: 15 Roofing

4580 TEAR OFF AND REROOF SHINGLES

Remove and dispose of existing roofing, inspect and repair roof deck (include 96 sq.ft. of decking replacement in bid) and install new 30 year architectural shingles. Include ice and water shield at all roof edges, felt paper, shingle over ridge vent, boots, flashing and all necessary accessories.

Trade: 19 Paint & Wallpaper

5679 PREP & PAINT EXTERIOR SURFACES

Prep and paint all exterior painted surfaces. Properly dispose all loose materials. Secure or replace all loose, broken, rotted or deteriorated materials. Caulk and fill all cracks, voids, holes, etc. prior to applying 25-year or better Low VOC paint. Owners choice of color. All work to be done in a neat & professional manner. Use care to protect all surfaces not intended for paint coverage.

Location: 2 - Exterior

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 19 Paint & Wallpaper

Trade: 22 Electric

7795 LIGHT FIXTURE EXTERIOR

Replace or install a UL approved, LED light fixture. Remove ALL exterior lighting at soffit, wire legally and replace with new light fixtures matching house detail.

830 830

Bidder:

J P gup

Location Total:

13040

Location: 3 - 1/2 Bathroom

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 Carpentry

2305 SUBFLOOR

(See RS 10 of contractors handbook AND North Carolina State Residential Code)

Replace subfloor in 1/2 bath and adjoining Utility Room. Include allowance for any decayed/ replaceable joists(s).

1200 1200

2410 BASEBOARD--1"x4" & SHOE

Install painted, 1"x4", #2 grade pine base with finish nails or tee headed brads.

125 125

Trade: 19 Paint & Wallpaper

5490 PREP & PAINT 1/2 Bath & Utility Room SEMI-GLOSS

Remove/cover hardware, fixtures, accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex primer. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.

450 450

Trade: 21 Plumbing

7012 17" HEIGHT COMMODORE REPLACE

Install a 17" height, 2 piece, close coupled, white, vitreous china, commode with a maximum water usage per flush of 1.6 Gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.

300 300

Trade: 22 Electric

7600 GFCI RECEPTACLE 20 AMP

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate using copper romex, controlled by a 20 amp circuit breaker. Ensure all counter top recepticals are GFCI protected. Fish wire and repair all tear out as needed.

300 300

7820 BATH EXHAUST FAN REPLACE

Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out.

400 400

Trade: 23 Floor Covering

5955 RESILIENT FLOORING

Install 25 year warrantied resilient floor covering per manufactures specifications. Include transitions and painted or stained wood 1/4 round at all perimeter's to complete installation.

300 300

Bidder:

J P gup

Location Total:

3075

Location: 4 - Full Bathroom

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Trade: 10 Carpentry

Location: 4 - Full Bathroom

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				
2305	SUBFLOOR (See RS 10 of contractors handbook AND North Carolina State Residential Code) Remove and replace any decayed subfloor allowing for any subfloor, joist, plate or stud replacement.	<u>120</u>		<u>1200</u>	
2410	BASEBOARD--1"X4" & SHOE Install painted 1"x4", #2 grade pine base with finish nails or tee headed brads.	<u>125</u>		<u>1250</u>	
Trade: 14	Accessibility / Universal Design				
3938	GRAB BARS Install 1 1/2" diameter S/S Grab Bars on 3 walls at height of 36" (include wood blocking in wall . Each bar must hold 300 pounds)	<u>375</u>		<u>3750</u>	
Trade: 17	Drywall & Plaster				
5225	WALL REPAIR Repair wall finish. Patch drywall or plaster holes in wall greater than one inch. All others use an adhesive mesh and mud over mesh with the appropriate material. Wet sand smooth.	<u>150</u>		<u>1500</u>	
Trade: 19	Paint & Wallpaper				
5490	PREP & PAINT ROOM SEMI-GLOSS Remove/cover hardware, fixtures, accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex primer. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included.	<u>400</u>		<u>4000</u>	
Trade: 21	Plumbing				
6962	BATHTUB AND SHOWER SURROUND 5' FIBERGLASS Install a 5', white Swan or equivalent 3 piece, fiberglass shower surround. Caulking all seams and penetrations. Includes new single handled tub/shower diverter valve and drain.	<u>1800</u>		<u>18000</u>	
7012	17" HEIGHT COMMODE REPLACE Install a 17" height, 2 piece, close coupled, white, vitreous china, commode with a maximum water usage per flush of 1.6 Gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.	<u>300</u>		<u>3000</u>	
Trade: 22	Electric				
7600	GFCI RECEPTACLE 20 AMP Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate using copper romex, controlled by a 20 amp circuit breaker. Ensure all counter top recepticals are GFCI protected. Fish wire and repair all tear out as needed.	<u>300</u>		<u>3000</u>	
7820	BATH EXHAUST FAN REPLACE Install a ceiling or through-the-wall, exterior ducted, vent fan with damper. Include power and switch wiring using #14 copper Romex. Repair any tear out.	<u>400</u>		<u>4000</u>	
Trade: 23	Floor Covering				
5955	RESILIENT FLOORING Install 25 year warrantied resilient floor covering per manufactures specifications. Include transitions and painted or stained wood 1/4 round at all perimeter's to complete installation.	<u>300</u>		<u>3000</u>	
Bidder:	<u>JP gup</u>			Location Total:	<u>\$4950</u>

Location: 5 - Kitchen

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
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Location: 5 - Kitchen

Approx. Wall SF: 0

Ceiling/Floor SF: 0

Spec #	Spec	Quantity	Units	Unit Price	Total Price
Trade: 10	Carpentry				

2305 SUBFLOOR

(See RS 10 of contractors handbook AND North Carolina State Residential Code)

Repair any decayed subfloor, allowing for any joist, plate or stud replacement in kitchen and laundry room.

Trade: 22	Electric
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7600 GFCI RECEPTACLE 20 AMP

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate using copper romex, controlled by a 20 amp circuit breaker. Ensure all counter top recepticals are GFCI protected. Fish wire and repair all tear out as needed.

Trade: 23	Floor Covering
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5955 RESILIENT FLOORING

Install 25 year warrantied resilient floor covering per manufactures specifications. Include transitions and painted or stained wood 1/4 round at all perimeter's to complete installation.

Bidder: J P GrayLocation Total: 2724Unit Total for 615 Tilden (ADDENDUM) Road, Unit Unit 01: 36949Address Grand Total for 615 Tilden (ADDENDUM) Road: 36949

NBS 17-1

BID OPENING CERTIFICATION RECORD

Date Due: TUESDAY NOV 15, 2016Property Owner: FRED JACKSONDate of Bid Walk: FRIDAY NOVEMBER 04, 2016Property Address: 3315 BARFIELD DRIVE

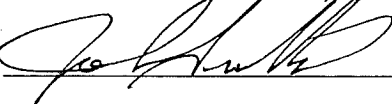
Date of Scope: _____

Case Number: RPD # 153PUBLIC BODY ESTIMATE: \$ 36,464 ⁶⁵

BIDDERS

Contractor:	Attend Pre-Bid?	Bid Returned	Bid Amount
1. <u>THRELKELD BROS</u>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<u> </u>
2. <u>J P GROUP</u>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<u>\$35,477.⁰⁰/₁₀₀</u>
3. <u>GOODWILL</u>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<u>42,880.⁰⁰/₁₀₀</u>
4. <u>SCHULTZ</u>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<u>\$ 53,410.⁰⁰/₁₀₀</u>
5. <u>JASPER</u>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<u> </u>
6. <u>MONTROSE</u>	<input checked="" type="checkbox"/>	<input checked="" type="checkbox"/>	<u> </u>
7. _____	_____	_____	_____
8. _____	_____	_____	_____
9. _____	_____	_____	_____
10. _____	_____	_____	_____
11. _____	_____	_____	_____
12. _____	_____	_____	_____
13. _____	_____	_____	_____
14. _____	_____	_____	_____
15. _____	_____	_____	_____

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Work Specification

Prepared By:
City of Charlotte Neighborhood & Business Services
600 E. Trade Street
Charlotte, NC 28202
(704) 336-7600

Property Details

Address: 3315 Barfield Drive
Charlotte, NC 28217

Owner: Fred Jackson

Owner Phone: (704) 957-2073

Structure Type: Single Unit

Program(s): Emergency Repair
Safe Home FY 2015
Tested- NO LEAD

Square Feet: 1025

Year Built: 1959

Property Value: 66100

Tax Parcel: 14507414

Census Tract:

Property Zone: Council District 3

Additional Comments

ADDENDUM

Repairs

Description

Roof Repair

Floor

Room

Exterior

Bid Cost:

Base

Quantity

Total Cost

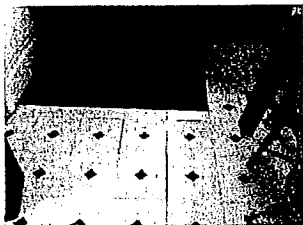
X

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Floor System Repair - KITCHEN

KITCHEN

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.



Bid Cost:

Base

Quantity

Total Cost

1200

X

1

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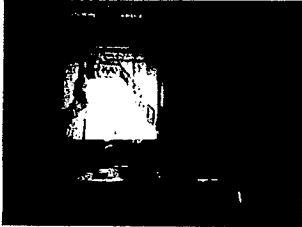
1200

Work Specification

Wall Finish Repair - KITCHEN

KITCHEN

- 2 Repair wall finish. Patch drywall or plaster holes in wall greater than one inch. All others use an adhesive mesh and mud over the mesh with the appropriate material. Wet sand smooth. (Also 26.0 - Plaster)



$$\text{Bid Cost: } \frac{150}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150}{\text{Total Cost}}$$

Ceiling Repair - KITCHEN

KITCHEN

- 3 Repair ceiling finish. Patch drywall or plaster holes in ceiling greater than one inch. All others use an adhesive mess and mud over mesh with the appropriate material. Wet sand and smooth.



$$\text{Bid Cost: } \frac{150}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150}{\text{Total Cost}}$$

Prep & Paint Room Semi Gloss - KITCHEN

KITCHEN

- 4 Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)

Walls painted owners choice. Ceiling painted white.



$$\text{Bid Cost: } \frac{450}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{450}{\text{Total Cost}}$$

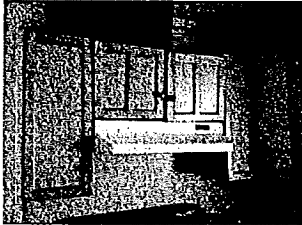
Work Specification

5 Cabinets Wall - KITCHEN

KITCHEN

Replace wall cabinets. Cabinets are to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

Install a wall cabinet, left of hood vent that does not encroach on wall-switch plate but wide enough to be a match for the base cabinet below.



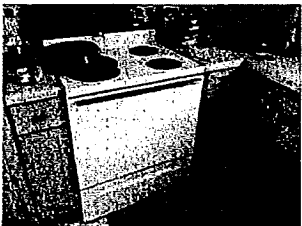
$$\text{Bid Cost: } \frac{2400 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{2400}{\text{Total Cost}}$$

6 Cabinets Base - KITCHEN

KITCHEN

Replace base cabinets. Cabinets to be constructed of solid maple and plywood. No particle board allowed. See contractor's manual guidelines & specifications for full requirements.

Install a 36 inch base cabinet, left of stove, with countertop



$$\text{Bid Cost: } \frac{240 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{240}{\text{Total Cost}}$$

7 Counter Tops Replace - KITCHEN

KITCHEN

Screw to base cabinet a square edged plastic laminate counter top. Provide end-caps and cutout for sink. Caulk counter top to adjoining walls with low VOC caulking to match wall color. Owner's choice of in-stock color and texture. (32.10)



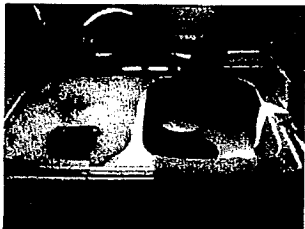
$$\text{Bid Cost: } \frac{800 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{800}{\text{Total Cost}}$$

Work Specification

8 Double Bowl Sink Complete - KITCHEN

KITCHEN

Install a 18 gauge 33" x 22" x 9" double bowl, stainless steel, self rimming kitchen sink including a single handle metal body faucet, rated at 2.0 GPM or less, with a 15 year drip- free warranty, P-trap, supply lines, full port ball type shut-off valves & escutcheon plates on all supply & drain lines. No copper compression fittings. (34.23)

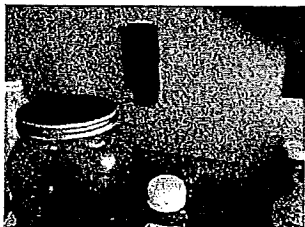


$$\text{Bid Cost: } \frac{525 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{525}{\text{Total Cost}}$$

9 GFCI Receptacle 20 AMP - KITCHEN

KITCHEN

Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

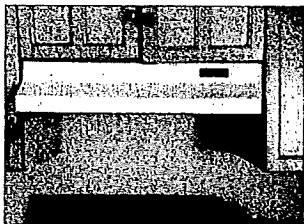


$$\text{Bid Cost: } \frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$$

10 Range Hood Exterior Vented - KITCHEN

KITCHEN

Install an exterior ducted enameled range hood with integral controls and light capable of 100 cfm at 70 sones. Attach hood to cabinet with screws. Include metal vent and roof or wall cap/damper assembly, using #14 copper Romex. Owner's choice of color.



$$\text{Bid Cost: } \frac{400 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{400}{\text{Total Cost}}$$

11 Resilient Flooring - KITCHEN

KITCHEN

Install 25 year warranted resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood 1/4 round at all perimeters to complete installation.



$$\text{Bid Cost: } \frac{1272 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{1272}{\text{Total Cost}}$$

12 Permits Required

GENERAL REQUIREMENTS

The contractor is responsible obtaining and paying for all permits required. Said permits shall include all items in this scope of work.

$$\text{Bid Cost: } \frac{400 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{400}{\text{Total Cost}}$$

Work Specification

Dumpster

GENERAL REQUIREMENTS

- 13 After procuring all required permits, place AS MANY roll-off dumpsters as needed without damaging the site. Collect construction debris using dust control methods. Remove dumpster and repair any evidence of the dumpsters use. Contractor may haul debris away daily using dump trailers.

$$\text{Bid Cost: } \frac{400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400}{\text{Total Cost}}$$

Portable Toilet

GENERAL REQUIREMENTS

- 14 Provide temporary toilet facilities from job start until approval of permanent facilities.

$$\text{Bid Cost: } \frac{200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200}{\text{Total Cost}}$$

Exterminate Roaches

GENERAL REQUIREMENTS

- 15 Exterminate for insects. Written copy of chemical used. Include a one year warranty. All extermination shall be performed by a licensed contractor. (7.3)

$$\text{Bid Cost: } \frac{450}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{450}{\text{Total Cost}}$$

Exterminate Termites

GENERAL REQUIREMENTS

- 16 Exterminate for termites. Drill and patch foundation and pavement where necessary. Exterminator must be licensed and provide a 1 year guarantee with an optional yearly renewable warranty for the homeowner. (07.01)

$$\text{Bid Cost: } \frac{1400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1400}{\text{Total Cost}}$$

Smoke Detector Hard Wired

GENERAL REQUIREMENTS

- 17 Install UL approved, interconnected, ceiling mounted smoke and heat detectors permanently wired into a receptacle boxes with battery backups in bedrooms and outside of sleeping areas.

$$\text{Bid Cost: } \frac{140}{\text{Base}} \times \frac{4}{\text{Quantity}} = \frac{560}{\text{Total Cost}}$$

Carbon Monoxide Detector Hard Wired

GENERAL REQUIREMENTS

- 18 Install a hard wired carbon monoxide detector with battery backup.

$$\text{Bid Cost: } \frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$$

Work Specification

Air Handler Replacement

GENERAL REQUIREMENTS

Remove existing gas furnace. Install an ESR air handler with electric emergency heat strips sized appropriately. Properly dispose of existing unit. (36.4)



$$\text{Bid Cost: } \frac{3300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{3300}{\text{Total Cost}}$$

Air Conditioner Replace

GENERAL REQUIREMENTS

Install new Energy Star Rated 14 SEER or higher air conditioner compatible with the indoor unit per the manufacturer's recommendations. Support unit on a level concrete pad with a minimum of 3' clearance around coil. Reinsulate bare areas of refrigerant piping. Properly dispose of existing unit. (36.4)



$$\text{Bid Cost: } \frac{3300}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{3300}{\text{Total Cost}}$$

Water Heater 40 Gallon Electric

GENERAL REQUIREMENTS

Install a 40 gallon, glass lined, high recovery insulated to R-7, double element, electric water heater with 10 year warranty. Include pressure and temperature relief valve, expansion tank, discharge tube to within 6" of floor or to outside of structure, shut-off valve and electric supply. If it is located on an upper floor or if there is no floor drain, install a catch pan drained to the exterior. Dispose of old water heater appropriately.



$$\text{Bid Cost: } \frac{1200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200}{\text{Total Cost}}$$

Electric Service 200 AMP

GENERAL REQUIREMENTS

Replace electrical service with new 200 amp, main disconnect, 110/220 volt, 24 circuit panel board, meter socket, weather head, service cable, ground rods and cable. Include replacement of all sub-panels. Caulk exterior service penetration. (35.2)



$$\text{Bid Cost: } \frac{1600}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1600}{\text{Total Cost}}$$

Work Specification

SPECIAL ELECTRIC

GENERAL REQUIREMENTS

- 23 } An allowance to complete the scope of work, including all labor, materials, overhead, taxes, and subcontractor's general requirements.

Replace any electrical component which is not working or has the capacity to fail. Repair/Replace to Code with equal or greater product.

$$\text{Bid Cost: } \frac{400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400}{\text{Total Cost}}$$

EXTERIOR

Exterior

24 Vinyl Siding

Refasten loose siding on gable end of dwelling(11.4)



$$\text{Bid Cost: } \frac{125}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{125}{\text{Total Cost}}$$

EXTERIOR

Exterior

25 Gutters & Downspouts

Clean out gutters of debris and wash tray out with hose.



$$\text{Bid Cost: } \frac{150}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150}{\text{Total Cost}}$$

EXTERIOR

Exterior

26 Prehung Metal Entrance Door - REAR UTILITY ROOM

Remove existing door, frame and threshold. Install new Energy Star rated pre-hung exterior door. Insulate cavity. Install mortised dead bolt and lever handled door hardware keyed alike. Install wide peep sight. New casing and shoe molding will match existing. Apply primer and topcoat. this installation to include repairing any damaged header, door framing, to include wall framing, sub-floor, floor joists and sill.



$$\text{Bid Cost: } \frac{650}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{650}{\text{Total Cost}}$$

Work Specification

27 Masonry Patch & Repoint - REAR PORCH

EXTERIOR

Exterior

Install bricks where missing. Cut out mortar at least 1/2". Remove all loose material with clear water. Saturate joints with water and repoint in 1/2" lifts using portland cement mortar. Reinstall any flashings, tool concave joints and clean brick face.



Bid Cost: $\frac{250}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{250}{\text{Total Cost}}$

28 Crawl Space Access Door

EXTERIOR

Exterior

Install a 3/4" pressure treated plywood access door in a 2" x 4" pressure treated frame. Provide galvanized iron hinges and hasp. (6.1)



Bid Cost: $\frac{220}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{220}{\text{Total Cost}}$

29 Foundation Vent Screen

EXTERIOR

Exterior

Replace foundation vent housing with heavy duty galvanized steel screening. (3.2)



Bid Cost: $\frac{40}{\text{Base}} \times \frac{12}{\text{Quantity}} = \frac{480}{\text{Total Cost}}$

30 Refasten Front Handrail - FRONT ENTRANCE

EXTERIOR

Exterior

Refasten to code approved handrails.



Bid Cost: $\frac{200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{200}{\text{Total Cost}}$

Work Specification

Power Wash Siding

EXTERIOR

Exterior

Vinyl Siding & trim ONLY Remove stains and dirt from siding using high pressure water and detergent mix. Adjust pressure to eliminate damage to the wood grain.

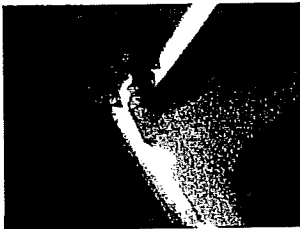


$$\text{Bid Cost: } \frac{350}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{350}{\text{Total Cost}}$$

Floor System Repair - BATH

BATHROOM- Master

Remove all fixtures not built in. Dispose of floor assembly. Install 2"x 10" joists hung 16" on center, 3/4" subfloor. Include replacing all deteriorated band joists and insulating floor to code.



$$\text{Bid Cost: } \frac{1200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200}{\text{Total Cost}}$$

Prep & Paint Room Semi Gloss - BATH

BATHROOM- Master

Remove or cover hardware and accessories not to be painted. Scrape loose, peeling, cracked and blistered areas. Clean oil, grease, fungus, dirt, and dust from surfaces. Fill holes and cracks. Prime all new materials and spot prime existing with acrylic latex. Top coat with owner's choice of low VOC acrylic SEMI-GLOSS latex. Replace or uncover hardware, fixtures and accessories. Any moving of furniture required shall be included. (33.27)



$$\text{Bid Cost: } \frac{400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{400}{\text{Total Cost}}$$

Wall Finish Repair - BATH

BATHROOM- Master

Repair wall finish. Patch drywall or plaster holes in wall greater than one inch. All others use an adhesive mesh and mud over the mesh with the appropriate material. Wet sand smooth. (Also 26.0 - Plaster)



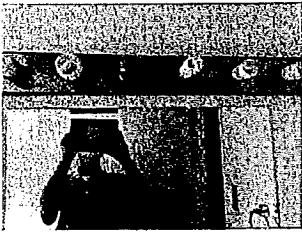
$$\text{Bid Cost: } \frac{150}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{150}{\text{Total Cost}}$$

Work Specification

Light Fixture Replace - BATH

BATHROOM- Master

35- Replace or install a ceiling mounted 2 bulb or wall mounted 4 bulb strip, UL approved, CFL or LED light fixture with shade and lamps.

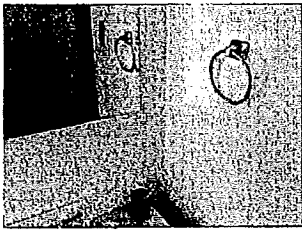


$$\text{Bid Cost: } \frac{150 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{150}{\text{Total Cost}}$$

GFCI Receptacle 20 AMP - BATH

BATHROOM- Master

36- Install a flush mounted, ground fault circuit interrupted, duplex receptacle and cover plate. Fish wire and repair all tear out as needed.

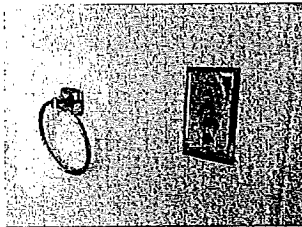


$$\text{Bid Cost: } \frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$$

Replace Receptacles & Switches with Plates - BATH

BATHROOM- Master

37- Replace switch and cover plate (white)

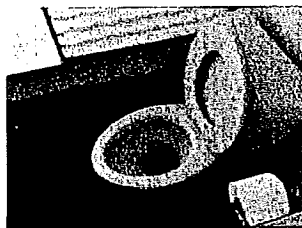


$$\text{Bid Cost: } \frac{45 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{45}{\text{Total Cost}}$$

17" Height Commode Replace - BATH

BATHROOM- Master

38- Install a 17" height, 2 piece, close coupled, white, vitreous china commode with a maximum water usage per flush of 1.6 gallons. Include plastic or pressed wood white seat, supply pipe, shut-off valve, flap valve and wax seal.



$$\text{Bid Cost: } \frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$$

Ceramic Wall Tile - BATH

BATHROOM- Master

39- Repair/replace any damaged wall studs/plates/sills at and around bathtub. Install cement backer board per instructions to 6 feet above bottom of tub and extending one tile width beyond front tub edge, vertically.. Ends should be bull-nosed. Window sill and sides finished as same as wall.

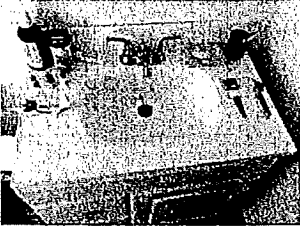
$$\text{Bid Cost: } \frac{1200 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{1200}{\text{Total Cost}}$$

Work Specification

Vanity/ Counter Top/ Sink/ Mirror Replace Complete -

BATHROOM- Master

Install new vanity cabinet complete with counter top of laminate with vitreous china sink or marble-life top with preformed sink. Include single handled metal faucet with drain and pop-up , P- trap, supply lines, full port ball type shut-off valves & escutcheon plates.

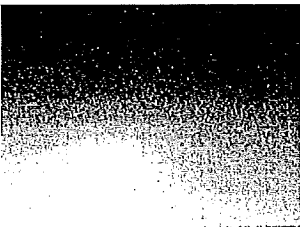


$$\text{Bid Cost: } \frac{800 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{800}{\text{Total Cost}}$$

Bath exhaust fan - Energy Star - E - Bathroom

BATHROOM- Master

Install a Energy Star E rated bath exhaust fan on it's own switch.



$$\text{Bid Cost: } \frac{400 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{400}{\text{Total Cost}}$$

Resilient Flooring - BATH

BATHROOM- Master

Install 25 year warrantied resilient floor covering per manufacturer's specifications. Include transitions and painted or stained wood 1/4 round at all perimeters to complete installation.

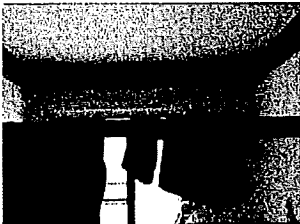


$$\text{Bid Cost: } \frac{300 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{300}{\text{Total Cost}}$$

Wallpaper Removal - BATH

BATHROOM- Master

Remove existing wallpaper to a clean wall surface ready for primer and paint. Include a thin skim coating of lightweight joint compound sanded and smoothed if needed.



$$\text{Bid Cost: } \frac{200 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{200}{\text{Total Cost}}$$

Vapor Barrier - CRAWLSPACE

FOUNDATION/CRAWL SPACE

Lay 6 mil poly vapor barrier on ground in crawl space and 6" up foundation walls. Overlap seams by 2' and secure with duct tape. (6.6)

$$\text{Bid Cost: } \frac{800 \times 1}{\text{Base} \quad \text{Quantity}} = \frac{800}{\text{Total Cost}}$$

Work Specification

Grab Bars - BATH

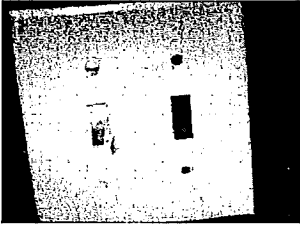
BATHROOM- Master

- 45 Install 1 1/2" diameter S/S Grab Bars on 3 walls at height of 36" (include wood blocking in wall. Each bar must hold 300 pounds). Owners choice of locations. (38.1)

$$\text{Bid Cost: } \frac{375}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{375}{\text{Total Cost}}$$

46 Switch Plate - Attic Light ATTIC

Install a single pole switch with metal cover plate.



GENERAL REQUIREMENTS

$$\text{Bid Cost: } \frac{65}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{65}{\text{Total Cost}}$$

47 Light Fixture Replace - LIVINGROOM

Replace or install a ceiling flush mounted or suspended 4 or 6 bulb, UL approved, CFL or LED light fixture with shade and lamps. Light to 'brightly' light living room.

$$\text{Bid Cost: } \frac{175}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{175}{\text{Total Cost}}$$

48 Bathtub --- 5' Steel Complete BATH

Install a 5' white, enameled, formed steel, tub complete with lever operated pop up drain and overflow, PVC waste, single lever tub/shower diverter with water saving shower head. (34.29)

$$\text{Bid Cost: } \frac{1200}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1200}{\text{Total Cost}}$$

49 Accessory Set - 3 Piece Chrome BATH

Install a chrome plated steel bathroom accessory set consisting of a 24" towel bar, hand towel ring, and toilet paper holder.

$$\text{Bid Cost: } \frac{85}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{85}{\text{Total Cost}}$$

50 Replace/Install Duct Work System

Replace all ductwork and supply mixing box plenum. Ensure system is properly supported from ground (supply, return, and flex.) Ductwork shall be R-8 and mastic sealed.

$$\text{Bid Cost: } \frac{1400}{\text{Base}} \times \frac{1}{\text{Quantity}} = \frac{1400}{\text{Total Cost}}$$

51 ADDENDUM

$$\text{Bid Cost: } \frac{\text{X}}{\text{Base}} \times \frac{\text{X}}{\text{Quantity}} = \frac{\text{X}}{\text{Total Cost}}$$

Work Specification

Certification

Contractor Name: JP Group Construction, Inc. Total Cost: 35,477
Signature: [Signature] Date: 11/12/16